



Overview of Texas Department of Criminal Justice's Repair, Maintenance, and Upgrade of Prison Facilities

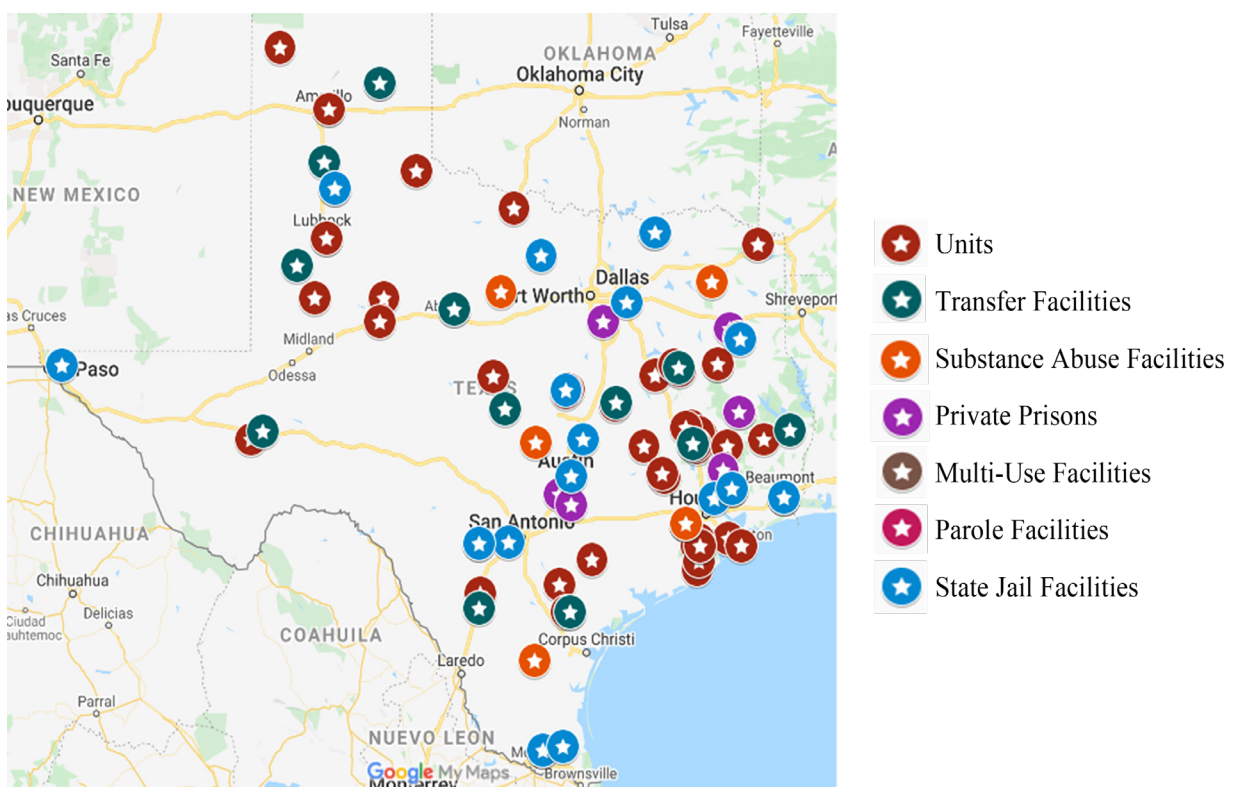
Interim Charge 4: Evaluate funding provided to the Texas Department of Criminal Justice (TDCJ) for the repair, maintenance, and upgrade of prison facilities. Determine areas of the facilities that are in most need of repair, maintenance, or upgrade and examine the costs associated with such repairs, maintenance, or upgrades.

Introduction

The Texas Department of Criminal Justice (TDCJ) currently has 101 correctional facilities around the state. These facilities include fifty-four (54) prison facilities, four (4) pre-release facilities, three (3) psychiatric facilities, one (1) developmental disabilities program facility, two (2) medical facilities, nine (9) transfer facilities, thirteen (13) state jail facilities, one (1) geriatric facility, four (4) substance abuse treatment facilities, seven (7) private prisons, two (2) private state jails, and one (1) multi-use facility.

TDCJ's state-operated facilities can be categorized into three groups: pre-1987, prototype, and other facilities. Pre-1987 facilities (23) include facilities that were constructed as far back as 1849. These facilities are relatively unique in design. Prototype facilities (26) were constructed during the 1990's and have two standard formats: 1,000 bed and 2,250 bed. Over the years additional capacity has been added with expansion dorms. The remaining category encompasses all other facility types (42), such as transfer, state jail, geriatric, and substance abuse treatment facilities.

TDCJ contracts with private organizations to operate seven (7) private prisons, two (2) private state jails, and one (1) multi-use treatment facility. Although operated by contractors, the prison and state jail facilities were constructed and are owned by the state (excluding the East Texas multi-use facility), and major repairs are the responsibility of TDCJ. These facilities were constructed in the early and mid-1990's, and range in capacity from 520 to over 1,000 beds. Most of these facilities are between 25 and 30 years old, and some are even over 100 years old. *Appendix 1 provides a list by facility.*





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Major repair and renovation projects are identified through ongoing assessments by maintenance and unit staff. These established projects are continuously prioritized based on need and availability of funds. Projects are completed with either existing maintenance personnel or through outside vendors, depending on project scope and expertise.

Capital Expenditure Plan

In compliance with Article IX, Section 11.03, 2020-21 General Appropriations Act, capital planning information relating to projects for the 2022-23 biennium has been submitted to the Texas Bond Review Board for inclusion of the statewide capital expenditure plan. The TDCJ's capital expenditure plan for the five-year period of 2022-2026 totals over \$653 million as depicted in the table below.

2022-23 Statewide Capital Expenditure Plan						
Project Category	Projects	2022/2023	Projects	2024/2025	Projects	2026+
Safety	34	82,630,000	25	56,110,000	107	169,550,000
Security	6	29,360,000	3	2,110,000	11	172,110,000
Infrastructure	12	28,630,000	12	33,700,000	18	29,150,000
Facility Repair	12	13,200,000	7	8,060,000	7	28,990,000
GRAND TOTAL	64	\$ 153,820,000	47	\$ 99,980,000	143	\$ 399,800,000

254 projects are distributed across 94 units

The statewide capital expenditure plan groups projects by category. The agency has identified sixty-four (64) projects for the 2022-23 biennium. These categories include:

- ◆ Safety category includes projects such as roof repair, emergency generators, electrical systems, fire alarms / fire suppression systems, asbestos abatement, and ADA compliance.
- ◆ Security projects include interior / perimeter fencing, cell doors / fronts, windows, intercom systems, perimeter / outside lighting, locking systems and controls, cell / dormitory lighting, or reinforcements.
- ◆ Infrastructure projects include water systems (ground storage, wells, and distribution lines) wastewater systems including sewer lines, utility connections, environmental remediation, roads, bridges, and parking lots.
- ◆ Facility repair category includes projects such as repairs to water heaters, walls, mechanical systems, and plumbing. Individual project approval and design is based upon an ongoing review of the priority and criticality of the specific agency needs.



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Funding History

Between the late 1980's and the mid-1990's, the agency received over two billion dollars in general obligation bonds for capacity construction. This "construction boom" period added over 70 facilities to our physical plant, equivalent to over 100,000 beds. During this same period, the agency also received general obligation bonds for repair and renovation of older facilities. After the "construction boom", the agency continued to receive approximately \$80 million per biennium until the 2012-13 biennium. In the FY 2016-17 biennium, the Legislature created the Deferred Maintenance Fund, from which TDCJ was appropriated \$60.0 million. The Legislature has appropriated TDCJ funding from the Economic Stabilization Fund for the FY 2018-19 biennium to the current biennium. The TDCJ is including in its Legislative Appropriations Request an exceptional item for the projects identified in the capital expenditure plan for the FY 2022-23 biennium.

Biennium	(in millions)		Funding Source
	Requested	Appropriated	
FY 2008-09 *	\$ 80.0	\$ 90.4	General Obligation Bonds
FY 2010-11	\$ 100.0	\$ 80.0	General Obligation Bonds
FY 2012-13	\$ 80.0	\$ 50.0	General Obligation Bonds
FY 2014-15	\$ 80.0	\$ 50.0	General Obligation Bonds
FY 2016-17	\$ 60.0	\$ 60.0	Deferred Maintenance Fund
FY 2018-19	\$ 95.8	\$ 42.0	Economic Stabilization Fund
FY 2020-21	\$ 146.1	\$ 54.0	Economic Stabilization Fund

* \$10.4 million appropriated for repairs to Hospital Galveston

Joint Oversight Committee on Government Facilities

First created by SB 2004, 84th Legislature, the Joint Oversight Committee on Government Facilities is comprised of three members of the Senate and three members of the House of Representatives and is tasked with reviewing deferred maintenance plans and receiving implementation updates. The TDCJ submits prioritized quarterly reports of identified maintenance projects to the Oversight Committee. As of 4th quarter 2020, 82 projects were reported, obligating 79% of available funding for the 2020-21 biennium.

Conclusion

TDCJ continues to prioritize to meet the repair and renovation needs of its facilities using the funding that has been provided. Continued funding for this item is critical for TDCJ to meet its statutory obligation to confine and supervise adult felons.

TDCJ continues to closely monitor offender population projections. Effective September 1, 2020, the agency closed the Jester I and Garza East facilities and idled Bradshaw State Jail. A wide variety of factors are taken into consideration when evaluating facility closures. These factors include the security level of the facility, type of bed (dorm/cell block housing), the staffing level, costs to operate and deferred maintenance needs.



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Appendix 1

Unit Name	Type	Identified Capital Projects <i>(in millions)</i>	Age (in Years)	Capacity ¹	Current ¹ Population	Auth ¹ FTEs	Filled ¹ FTEs
Allred	Prison	\$ 4.1	25	3,708	3,533	969.0	661.5
Bell	Private Prison	\$ -	31	520	413	-	-
Beto	Prison	\$ 3.8	40	3,471	3,182	635.0	482.0
Boyd	Prison	\$ 0.4	28	1,372	1,251	281.0	226.5
Bridgeport	Private Prison	\$ 2.1	31	520	478	-	-
Briscoe	Prison	\$ 1.0	28	1,384	1,220	281.0	209.5
Byrd	Prison (Intake)	\$ 0.5	56	1,341	563	357.0	287.0
Clemens	Prison	\$ 33.3	127	1,215	1,092	325.0	289.0
Clements	Prison	\$ 3.8	30	3,796	3,584	1,038.0	558.5
Coffield	Prison	\$ 15.0	55	4,139	4,036	947.0	592.0
Cole	State Jail	\$ 1.8	25	900	665	214.0	205.5
Connally	Prison	\$ 5.9	25	2,092	1,990	582.0	356.5
Cotulla	Prison	\$ 4.9	28	606	554	121.0	93.5
Crain	Prison	\$ 6.5	106	2,115	1,401	683.0	496.0
Dalhart	Prison	\$ 1.3	25	1,040	688	251.0	144.5
Daniel	Prison	\$ -	31	1,008	920	260.0	172.0
Darrington	Prison	\$ 69.7	101	1,931	1,645	562.0	491.5
Diboll	Private Prison	\$ 1.2	25	518	455	-	-
Dominguez	State Jail	\$ 1.9	25	2,276	1,596	368.0	332.5
Duncan	Geriatric	\$ 0.1	28	510	367	134.0	114.0
East Texas	Multi-Use	\$ -	14	892	1,326	-	-
Eastham	Prison	\$ 26.7	103	2,464	2,335	682.0	461.5
Ellis	Prison	\$ 75.6	55	2,442	2,080	626.0	514.0
Estelle	Prison	\$ 15.9	36	3,360	2,710	925.0	746.0
Estes	Private Prison	\$ 0.7	31	1,040	937	-	-
Ferguson	Prison	\$ 20.4	58	2,417	2,309	627.0	421.0
Formby	State Jail	\$ 4.2	24	1,100	678	260.0	237.0
Fort Stockton	Prison	\$ 2.0	28	606	487	123.0	83.0
Garza West	Transfer (Intake)	\$ 13.9	26	2,278	2,020	585.0	438.0
Gist	State Jail	\$ 4.1	26	2,276	1,575	427.0	304.5
Glossbrenner	SAFP	\$ 3.8	25	612	172	127.0	114.0
Goodman	Prison	\$ -	25	612	-	146.0	134.0
Goree	Prison	\$ -	113	1,321	674	353.0	311.0
Gurney	Transfer (Intake)	\$ 5.0	27	2,128	1,442	443.0	373.0
Halbert	SAFP	\$ 2.2	25	612	261	133.0	113.0
Hamilton	Pre-Release	\$ 2.1	24	1,166	744	260.0	239.0
Havins	Pre-Release	\$ 0.3	26	596	398	155.0	142.5
Henley	State Jail	\$ 4.1	25	512	245	121.0	105.0
Hightower	Prison	\$ 0.9	30	1,384	1,130	327.0	269.0
Hilltop	Prison	\$ 8.5	132	553	371	250.0	219.0
Hobby	Prison	\$ 2.1	31	1,384	1,213	308.0	230.0
Hodge	DDP	\$ 0.4	25	989	882	313.0	252.5
Holliday	Transfer (Intake)	\$ 3.8	26	2,120	1,867	432.0	357.5
Hospital Galveston	Medical	\$ -	37	-	151	354.0	330.5
Hughes	Prison	\$ 16.3	30	2,984	2,827	748.0	624.5
Huntsville	Prison	\$ 10.1	171	1,705	968	440.0	375.5
Hutchins	State Jail	\$ 7.5	25	2,276	1,718	379.0	384.0
Jester III	Prison	\$ 6.9	38	1,185	1,037	296.0	277.0
Jester IV	Psychiatric	\$ -	27	550	464	362.0	352.0
Johnston	SAFP	\$ 3.4	25	612	182	167.0	147.0
Jordan	Prison	\$ 1.0	28	1,008	855	309.0	217.5
Kyle	Private Prison	\$ 4.1	31	520	214	-	-
LeBlanc	Pre-Release	\$ 0.7	25	1,224	1,013	218.0	164.5
Lewis	Prison	\$ 1.2	30	2,224	1,733	567.0	360.5



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Lindsey	Private State Jail	\$ 0.2	25	1,031	849	-	-
Lockhart	Private Prison/PPT	\$ 1.2	26	1,000	665	-	-
Lopez	State Jail	\$ 1.1	23	1,100	930	248.0	244.0
Luther	Prison	\$ -	38	1,316	1,208	298.0	268.5
Lychner	State Jail	\$ 6.1	25	2,276	1,603	385.0	398.0
Lynaugh	Prison	\$ 2.9	26	1,156	1,019	256.0	162.5
Marlin	Transfer	\$ 0.1	28	606	375	139.0	113.0
McConnell	Prison	\$ 0.3	28	2,896	2,751	707.0	545.0
Michael	Prison	\$ 17.4	33	2,984	2,880	792.0	504.5
Middleton	Transfer (Intake)	\$ 8.2	26	2,128	1,895	437.0	337.5
Montford	Psychiatric	\$ 10.8	26	950	904	562.0	503.5
Moore, B.	Private Prison	\$ 0.1	25	500	436	-	-
Moore, C.	Transfer	\$ 1.3	25	1,224	1,081	226.0	210.5
Mt. View	Prison	\$ 9.2	45	644	502	304.0	252.0
Murray	Prison	\$ 2.3	25	1,341	1,025	335.0	291.5
Neal	Prison	\$ 3.7	25	1,732	1,544	347.0	247.0
Ney	Prison	\$ 2.1	25	576	497	129.0	112.0
Pack	Prison	\$ 5.4	38	1,311	1,084	322.0	309.5
Plane	State Jail (Intake)	\$ 1.7	25	2,296	1,421	388.0	306.0
Polunsky	Prison	\$ 4.6	27	2,984	2,886	763.0	480.5
Powledge	Prison	\$ 4.1	38	1,137	770	287.0	231.0
Ramsey	Prison	\$ 28.6	112	1,865	1,538	5,020.0	3,642.5
Roach	Prison	\$ 0.4	29	1,384	1,205	297.0	219.5
Robertson	Prison	\$ 5.3	28	2,978	2,731	729.0	580.5
Rudd	Transfer	\$ 0.9	25	136	114	143.0	113.0
San Saba	Transfer	\$ 1.0	28	606	390	129.0	93.5
Sanchez	State Jail	\$ 2.4	24	1,100	665	270.0	271.0
Sayle	SAFP	\$ 0.4	26	632	245	152.0	139.0
Scott	Prison	\$ 36.8	101	1,130	946	297.0	256.5
Segovia	Pre-Release	\$ 2.4	25	1,224	966	219.0	211.0
Skyview	Psychiatric	\$ 2.4	32	562	500	335.0	258.0
Smith	Prison	\$ -	28	1,596	1,453	453.0	279.0
Stevenson	Prison	\$ 1.4	26	1,132	1,070	271.0	205.5
Stiles	Prison	\$ 9.7	27	2,793	2,549	717.0	448.0
Stringfellow	Prison	\$ 14.1	112	1,212	955	4,269.0	3,015.5
Telford	Prison	\$ 2.8	25	2,883	2,678	713.0	437.0
Terrell, C.T.	Prison	\$ 25.7	37	1,603	1,470	397.0	388.5
Torres	Prison	\$ -	27	1,384	1,259	294.0	247.0
Travis Co.	State Jail	\$ -	23	1,161	798	259.0	216.0
Tulia	Transfer	\$ 3.0	28	606	487	123.0	109.0
Vance	Prison	\$ 3.3	135	378	256	113.0	104.0
Wallace	Prison	\$ 1.5	26	1,196	1,044	301.0	202.5
Wheeler	State Jail	\$ 0.3	25	576	355	122.0	100.0
Willacy Co.	Private State Jail	\$ 3.1	24	1,069	957	-	-
Woodman	State Jail (Intake)	\$ 1.0	25	900	440	241.0	220.0
Wynne	Prison	\$ 13.5	137	2,621	2,571	658.0	506.0
Young	Medical	\$ 0.2	24	328	364	220.0	204.0

Units highlighted gray are private facilities.

¹ Capacity, population, authorized and filled FTEs are as of August 31, 2020.